

## Appendix D: Environmental Condition of BRAC Property

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This appendix provides a summary of the environmental condition of property (ECP) for Department of Defense (DoD) Components with installations identified for closure or realignment by the Base Realignment and Closure (BRAC) Commissions in 1988, 1991, 1993, and 1995. The information presented in this appendix is organized by Component and BRAC round.

To expedite the transfer of property at BRAC installations, Congress passed the Community Environmental Response Facilitation Act (CERFA) (Public Law 102-425), which amended the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA) §120(h) (42 U.S.C. §9620(h)). CERFA stipulates that, for U.S.-owned real property on which federal government operations will be terminated, the federal department, agency, or instrumentality with jurisdiction must identify the real property on which no hazardous substances and no petroleum products or petroleum-product derivatives were known to have been released or disposed of.

For real property that is part of a facility on the National Priorities List (NPL), any determination that the property is “uncontaminated” must be concurred on by the administrator of the U.S. Environmental Protection Agency. Similarly, regulatory concurrence must be obtained from a state official for real property that is part of a facility not on the NPL. For real property affected by base closure laws, the required identification of, and concurrence on, uncontaminated property must be made within 18 months of the date on which the real property was selected for closure or realignment.

Assessment of property and identification of uncontaminated property at BRAC installations are conducted in accordance with CERFA and the *DoD Policy on the Implementation of the Community Environmental Response Facilitation Act* (May 1996). An environmental baseline survey is undertaken to document the ECP, including the identification of uncontaminated property as required by CERFA.

DoD guidance defines seven categories for describing the ECP, based on the extent of environmental contamination on the property and on the status of any associated restoration activities. These categories are defined with respect to CERCLA hazardous substances. Category 1 property is considered uncontaminated for the purpose of CERFA concurrence, while Category 7 includes property that must still be evaluated. Required CERCLA actions have been taken for property in categories 1-4, and generally this acreage satisfies CERCLA requirements for transfer by deed to a non-federal entity.

The DoD ECP categories are described in detail below:

**Category 1:** Areas where no release or disposal of hazardous substances or petroleum products has occurred (including no migration of these substances from adjacent areas).

**Category 2:** Areas where only release or disposal of petroleum products has occurred.

**Category 3:** Areas where release, disposal, and/or migration of hazardous substances has occurred, but at concentrations that do not require a removal or remedial response.

**Category 4:** Areas where release, disposal, and/or migration of hazardous substances has occurred and all removal or remedial actions to protect human health and the environment have been taken.

**Category 5:** Areas where release, disposal, and/or migration of hazardous substances has occurred and removal or remedial actions are under way, but where all required remedial actions have not yet been taken.

**Category 6:** Areas where release, disposal, and/or migration of hazardous substances has occurred but where required actions have not yet been implemented.

**Category 7:** Areas that have not been evaluated or that require additional evaluation.

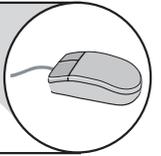
Table D-1 summarizes the total BRAC acreage by Component, while table D-2 provides information on total BRAC acreage for each Component by BRAC round. BRAC acreage data is also presented by BRAC round in tables D-3 and D-4. Table D-3 provides an overview of the total BRAC acreage by BRAC round. Table D-4 includes information on the total acreage in each BRAC round by Component.

Each of these tables provides specific information on: total acreage, acreage to be transferred out of DoD (i.e., excess property to be transferred to another federal agency or to a non-federal entity); acreage transferred by deed as of the end of the fiscal year; excess property acreage by environmental condition of property category; acres proposed as CERFA-uncontaminated (clean) by the Military Component; acres concurred on as CERFA-uncontaminated by the appropriate regulatory authority.

Installation-specific information can be found on the Web site for the FY2003 Defense Environmental Restoration Program Annual Report to Congress.

**FY2003 DERP Annual Report to  
Congress Web site:**

<http://www.DERPARC.com>



**TABLE D-1  
TOTAL BRAC ACREAGE BY COMPONENT**

<b>Component</b>	<b>Total Acres</b>	<b>Acres Leaving DoD</b>	<b>Acres Transferred to Date</b>	<b>Category 1-4 Acres</b>	<b>Category 5-6 Acres</b>	<b>Category 7 Acres</b>	<b>CERFA Clean Acreage Proposal</b>	<b>CERFA Clean Acreage Concurred</b>
<b>Army</b>	1,414,270	211,247	149,060	179,076	22,738	9,434	115,849	57,860
<b>Navy</b>	205,917	161,608	73,469	130,100	24,248	7,915	31,209	23,905
<b>Air Force</b>	95,533	84,606	50,377	70,108	12,141	2,357	38,694	22,581
<b>DLA</b>	729	729	0	265	37	427	57	57
<b>Totals</b>	<b>1,716,449</b>	<b>458,190</b>	<b>272,907</b>	<b>379,549</b>	<b>59,164</b>	<b>20,132</b>	<b>185,809</b>	<b>104,403</b>

## ENVIRONMENTAL CONDITION OF BRAC PROPERTY

**TABLE D-2  
COMPONENT BRAC ACREAGE BY BRAC ROUND**

Component	BRAC Round	Total Acres	Acres Leaving DoD	Acres Transferred to Date	Category 1-4 Acres	Category 5-6 Acres	Category 7 Acres	CERFA Clean Acreage Proposal	CERFA Clean Acreage Concurred
<b>Army</b>									
	BRAC 1988	182,100	44,588	21,771	42,373	2,160	55	25,641	5,542
	BRAC 1991	40,708	34,493	16,685	9,793	17,355	7,345	28,463	15,002
	BRAC 1993	26,778	2,578	754	1,314	4	1,260	1,218	1,218
	BRAC 1995	1,164,684	129,588	109,850	125,596	3,219	774	60,527	36,098
<b>Component Total</b>		<b>1,414,270</b>	<b>211,247</b>	<b>149,060</b>	<b>179,076</b>	<b>22,738</b>	<b>9,434</b>	<b>115,849</b>	<b>57,860</b>
<b>Navy</b>									
	BRAC 1988	19,459	19,459	19,459	19,459	0	0	126	98
	BRAC 1991	13,941	12,720	10,993	10,960	2,030	0	6,546	1,670
	BRAC 1993	65,719	46,712	36,070	34,220	4,777	7,705	22,519	20,312
	BRAC 1995	106,798	82,716	6,946	65,460	17,440	210	2,018	1,825
<b>Component Total</b>		<b>205,917</b>	<b>161,607</b>	<b>73,468</b>	<b>130,099</b>	<b>24,248</b>	<b>7,915</b>	<b>31,209</b>	<b>23,905</b>
<b>Air Force</b>									
	BRAC 1988	19,330	19,020	7,495	15,865	2,327	828	6,891	4,760
	BRAC 1991	43,462	39,335	30,871	33,986	5,258	90	19,885	11,898
	BRAC 1993	21,827	17,588	9,020	15,633	1,475	480	9,568	4,040
	BRAC 1995	10,914	8,664	2,992	4,624	3,081	959	2,350	1,883
<b>Component Total</b>		<b>95,533</b>	<b>84,606</b>	<b>50,377</b>	<b>70,108</b>	<b>12,141</b>	<b>2,357</b>	<b>38,694</b>	<b>22,581</b>
<b>DLA</b>									
	BRAC 1988	--	--	--	--	--	--	--	--
	BRAC 1991	--	--	--	--	--	--	--	--
	BRAC 1993	87	87	0	77	0	10	0	0
	BRAC 1995	642	642	0	188	37	417	57	57
<b>Component Total</b>		<b>729</b>	<b>729</b>	<b>0</b>	<b>265</b>	<b>37</b>	<b>427</b>	<b>57</b>	<b>57</b>

**TABLE D-3  
TOTAL BRAC ACREAGE BY BRAC ROUND**

<b>BRAC Round</b>	<b>Total Acres</b>	<b>Acres Leaving DoD</b>	<b>Acres Transferred to Date</b>	<b>Category 1-4 Acres</b>	<b>Category 5-6 Acres</b>	<b>Category 7 Acres</b>	<b>CERFA Clean Acreage Proposal</b>	<b>CERFA Clean Acreage Concurred</b>
<b>BRAC 1988</b>	220,889	83,067	48,725	77,697	4,487	883	32,658	10,400
<b>BRAC 1991</b>	98,111	86,548	58,549	54,739	24,643	7,435	54,894	28,570
<b>BRAC 1993</b>	114,411	66,965	45,844	51,244	6,256	9,455	33,305	25,570
<b>BRAC 1995</b>	1,283,038	221,610	119,788	195,868	23,777	2,360	64,952	39,863
<b>Totals</b>	<b>1,716,449</b>	<b>458,190</b>	<b>272,906</b>	<b>379,548</b>	<b>59,163</b>	<b>20,133</b>	<b>185,809</b>	<b>104,403</b>

## ENVIRONMENTAL CONDITION OF BRAC PROPERTY

**TABLE D-4  
BRAC ROUND ACREAGE BY COMPONENT**

BRAC Round	Component	Total Acres	Acres Leaving DoD	Acres Transferred to Date	Category 1-4 Acres	Category 5-6 Acres	Category 7 Acres	CERFA Clean Acreage Proposal	CERFA Clean Acreage Concurred
<b>BRAC 1988</b>									
	Army	182,100	44,588	21,771	42,373	2,160	55	25,641	5,542
	Navy	19,459	19,459	19,459	19,459	0	0	126	98
	Air Force	19,330	19,020	7,495	15,865	2,327	828	6,891	4,760
	DLA	--	--	--	--	--	--	--	--
<b>BRAC Round Total</b>		<b>220,889</b>	<b>83,067</b>	<b>48,725</b>	<b>77,697</b>	<b>4,487</b>	<b>883</b>	<b>32,658</b>	<b>10,400</b>
<b>BRAC 1991</b>									
	Army	40,708	34,493	16,685	9,793	17,355	7,345	28,463	15,002
	Navy	13,941	12,720	10,993	10,960	2,030	0	6,546	1,670
	Air Force	43,462	39,335	30,871	33,986	5,258	90	19,885	11,898
	DLA	--	--	--	--	--	--	--	--
<b>BRAC Round Total</b>		<b>98,111</b>	<b>86,548</b>	<b>58,549</b>	<b>54,739</b>	<b>24,643</b>	<b>7,435</b>	<b>54,894</b>	<b>28,570</b>
<b>BRAC 1993</b>									
	Army	26,778	2,578	754	1,314	4	1,260	1,218	1,218
	Navy	65,719	46,712	36,070	34,220	4,777	7,705	22,519	20,312
	Air Force	21,827	17,588	9,020	15,633	1,475	480	9,568	4,040
	DLA	87	87	0	77	0	10	0	0
<b>BRAC Round Total</b>		<b>114,411</b>	<b>66,965</b>	<b>45,844</b>	<b>51,244</b>	<b>6,256</b>	<b>9,455</b>	<b>33,305</b>	<b>25,570</b>
<b>BRAC 1995</b>									
	Army	1,164,684	129,588	109,850	125,596	3,219	774	60,527	36,098
	Navy	106,798	82,716	6,946	65,460	17,440	210	2,018	1,825
	Air Force	10,914	8,664	2,992	4,624	3,081	959	2,350	1,883
	DLA	642	642	0	188	37	417	57	57
<b>BRAC Round Total</b>		<b>1,283,038</b>	<b>221,610</b>	<b>119,788</b>	<b>195,868</b>	<b>23,777</b>	<b>2,360</b>	<b>64,952</b>	<b>39,863</b>